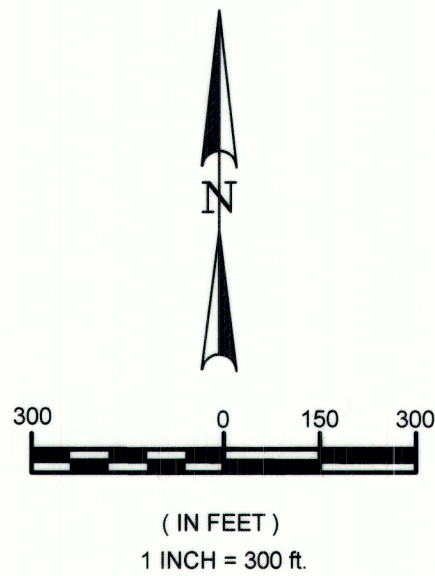


MINOR SUBDIVISION  
SURVEY

FOR  
TRACY KILLIAN

LOCATED IN THE SOUTHWEST QUARTER NORTHWEST  
QUARTER, AND THE NORTHWEST QUARTER SOUTHWEST  
QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH,  
RANGE 1 WEST, UINTAH SPECIAL BASE AND MERIDIAN



OWNERS ACKNOWLEDGEMENT

OWNERS OF RECORD:  
Ross Tracy Killian and Peggy Cook Killian  
RT 2 Box 2027, Roosevelt, Utah 84066

OWNER'S CERTIFICATION:

Know all men by these presence: that we, the undersigned owners of the land described and shown hereon, having authority, have caused the same to be surveyed and platted for a Minor Subdivision. In witness hereof we have here unto set our hands this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Owner's Signatures:

Ross Tracy Killian \_\_\_\_\_ Peggy Cook Killian \_\_\_\_\_

ACKNOWLEDGMENT

State of Utah )  
County of Duchesne ) SS

On the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me the signers of the above certification who duly acknowledged to me that they did execute the same.

My commission expires \_\_\_\_\_

Notary Public \_\_\_\_\_

APPROVALS

This is to certify that the property taxes on these parcels are paid and current as of this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Duchesne County Treasurer \_\_\_\_\_

This is to certify that this plat has met the requirements for a Minor Subdivision.

Approved this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Duchesne County Planner \_\_\_\_\_

State of Utah )  
County of Duchesne ) SS

This is to certify that this plat was filed for recording in the Duchesne County

Recorder's Office on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

at \_\_\_\_\_ o'clock and is duly recorded. Filing No. \_\_\_\_\_.

Duchesne County Recorder \_\_\_\_\_

LEGEND

- ◆ = PUBLIC LAND SURVEY SYSTEM CORNERS FOUND AS NOTED.
- ◇ = PUBLIC LAND SURVEY SYSTEM CORNER POSITIONS CALCULATED AS PER G.L.O.
- = SET 1/4" REBAR WITH PLASTIC CAP STAMPED: CIVCO ENG
- = FOUND 3/4" REBAR
- = FENCE

ORIGINAL DESCRIPTION:

(SERIAL #2544, WARRANTY DEED ENTRY, NO. 475886)  
Beginning at the Southwest Corner of the Northwest Quarter of the Northwest Quarter of Section 3, T3S, R1W, USB&M, thence South 0°12'06" West 1597.81 feet; thence North 89°39'28" East 68.25 feet; thence South 30°41'27" East 79.23 feet; thence North 56°51'14" East 26.94 feet; thence South 70°42'40" East 28.31 feet; thence North 78°03'37" East 22.72 feet; thence North 70°10'59" East 76.40 feet; thence North 59°20'30" East 116.56 feet; thence North 0°02'28" West 527.93 feet; thence North 86°07'40" East 635.81 feet; thence South 29°14'25" West 411.35 feet; thence South 60°45'12" West 696.39 feet; thence South 33°29'13" West 22.86 feet; thence South 56°45'45" West 26.28 feet; thence South 24°30'59" East 399.29 feet; thence South 14°31'58" East 151.22 feet; thence South 4°33'35" West 134.26 feet; thence South 28°42'49" West 125.53 feet; thence South 47°33'12" West 383.14 feet TO A POINT ON THE WEST LINE OF SAID SECTION 3; thence South 0°12'06" West along said West line 1234.88 feet to the Southwest Corner of said Section 3; thence North 89°36'13" East 4220.48 feet along the South line of said Section 3; thence North 0°15'35" East 1315.07 feet; thence South 89°40'31" West 1582.19 feet; thence North 0°15'09" East 1322.24 feet to the center of said Section 3; thence North 89°51'31" East 1582.34 feet; thence North 0°15'35" East 2623.35 feet to the North line of said Section 3; thence South 89°51'06" West along said North line 263.23 feet; thence South 0°17'06" West 1303.22 feet; thence South 89°56'25" West 3959.48 feet to the POINT OF BEGINNING. Containing 332.68 acres.  
Subject to that portion being used for county road right-of-way

PARCEL A DESCRIPTION:

Commencing at the Northwest Corner of the Southwest 1/4 of the Northwest 1/4 of Section 3, Township 3 South, Range 1 West, Uintah Special Base & Meridian; thence S44°27'09"E 1401.57 feet to the Point of Beginning, said Point of Beginning is a point on an east-west fence line; thence N89°58'35"E along said fence line 154.14 feet; thence S11°19'00"W along said fence line and the southerly extension thereof 450.87 feet; thence S87°00'42"W 546.81 feet to a point on a fence line; thence N60°48'43"E along said fence line and the extension thereof 230.47 feet; thence N29°17'56"E 411.35 feet to the point of beginning. Containing 3.047 acres.

EASEMENT:

A 26 foot wide easement lying 13 feet on each side of its described centerline, the side lines of which extend or shorten so as to terminate at the boundaries of the servient estate, the centerline of which is more particularly described as follows:

Commencing at the Northwest corner of the Southwest 1/4 of the Northwest 1/4 of Section 3, Township 3 South, Range 1 West, Uintah Special Base & Meridian; thence S4°12'16"E 1714.17 feet to the Point of Beginning, said Point of Beginning being located at the centerline of 0 East Street; thence N60°48'43"E 764.37 feet to the Point of Terminus, said Point of Terminus being located on the easterly boundary line of said servient estate, said Point of Terminus also being 1554.30 feet S30°40'36"E from the Northwest corner of the Southwest 1/4 of the Northwest 1/4 of said Section 3. Containing 0.434 acres more or less.

SURVEYOR'S NARRATIVE:

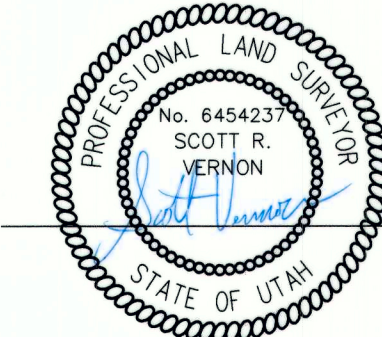
We were contacted by Tracy Killian to perform this survey, the purpose of this survey was to divide out a thee acre parcel and establish an access easement from the property owned by Ross Tracy Killian and Peggy Cook Killian as shown hereon.

Whereas the focus of this survey was to create lot 1 as shown on this plat, the balance of the Killian parcels did not at this time warrant further attention. we did not therefor pursue a resolution to any misclosures or discrepancies in the Killian record.

This survey was conducted using GPS equipment. As control for the survey, we used the North 1/16 Corner, and the Southwest Corner of section 3, T3S, R1W, U.S.B.&M., also we used previous survey plats as filed at the Duchesne County Recorder's office for said Section. Basis of bearings for this survey is the west line of said Section which bears N0°12'06"W.

SURVEYOR'S CERTIFICATE:

I, Scott R. Vernon, do hereby certify that I am a Licensed Professional Land Surveyor, and that I hold certificate no. 6454237, as prescribed by the laws of the state of Utah. I further certify that this survey as shown on this plat was conducted by myself, or under my direct supervision, and that the same is correct and true to the best of my knowledge and belief.



County Surveyor File # **3970**

**CIVCO Engineering, Inc.**

1256 W. 400 S. STE. 1, P.O. Box 1758, Vernal, Utah 84078  
Telephone: (435) 789-5448 Fax: (435) 789-4485

DATE RESEARCHED: DECEMBER 19, 2018	RESEARCHED BY: S. VERNON	PROJECT No.: 2018.09.10
DATE SURVEYED: DECEMBER 20, 2018	SURVEYED BY: S. VERNON	SHEET: 1 OF: 1
DATE DRAFTED: JANUARY 3, 2019	DRAFTED BY: S. VERNON	DATE PLOTTED: JANUARY 3, 2019